

Town of Tisbury
Community Preservation Act Committee
Meeting Minutes – May 10, 2021, 5:00 pm
Virtual Meeting via Zoom

This was a virtual meeting, in accordance with orders issued by the Governor during the current state of emergency. There will be no in-person attendance by the public. Persons could access the meeting by the following method:

Topic: Community Preservation Committee
Time: May 10, 2021 05:00 PM Eastern Time (US and Canada)
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The meeting was called to order by Chairman Paul Munafo, at 5:00 pm. Munafo informed all present in the Zoom Meeting that the Town of Tisbury was advised to suspend public gatherings to comply with the Governor's Orders, which suspended the requirement of the Open Meeting Law to have all meetings in a publically accessible and physical location. Further all members of a public meeting were allowed and encouraged to participate remotely. The Executive Order allowed public bodies to meet entirely remotely so long as reasonable public access was afforded, and the public could follow along with the deliberations of the meeting. Ensuring public access did not ensure public participation unless such participation was required by law.

For this meeting, the Community Preservation Committee was convening on Zoom, as posted on the Town's website and of which identified how the public could join. As such, the meeting was being recorded and all participants were participating by video conference. Munafo enumerated all the ground rules for the effective and clear conduct of the meeting essential to do the town's business and to assure accurate meeting minute.

Roll Call was held with attendees stating their names for the record.

Present: Paul Munafo, Cheryl Doble, Dave Ferraguzzi, John Bacheller, Victor Capoccia, John Best, Trip Barnes, Abbe Burt, Carolyn Wallis

Others: Mary Ellen Larsen, FinCom; Heidi Dietterich, Administrator

Old Business:

The Committee reviewed the February 8, 2021 meeting minutes. On a motion made by Cheryl Doble, seconded by Trip Barnes, by roll call vote, the Committee approved the minutes unanimously.

Chairman Munafo reported to the Committee that the Tisbury Municipal Housing Trust Grant Agreement had been fully executed. Dietterich reported that with the execution of this Grant Agreement, the \$50,000.00 as appropriated by the citizens at the 2020 Town Meeting had been transferred to the Tisbury Municipal Housing Trust fund.

New Business:

The Committee heard from members who represented Town Committees. They shared their corresponding Committee's priorities for the upcoming year. These priorities will be included in the CPA's Annual Planning for the upcoming year and will assist in decision making by the CPC when reviewing next year's applications for funding. The Annual Plan is attached to these meeting minutes.

The Committee reviewed a draft of the 2021-22 meeting schedule. There were no changes to the meeting schedule as presented. David Ferraguzzi asked if the meetings would continue to be held via the ZOOM platform. Munafo said that would be determined by the State or local government and the CPC is be prepared to switch back to meeting in person when that day comes.

Membership of the Committee was reviewed. Munafo asked that members representing committees ask their committees to be reappointed prior to the end of the fiscal year, June 30, 2021. The representatives have one year terms and must be reappointed annually, per the bylaws of the CPA Committee. The At-Large representatives have three year terms and Paul Munafo would need to be reappointed by the SelectBoard of the Town. Munafo asked the Committee if they would support his reappointment. With a resounding, yes, the Committee would send a letter of support for Munafo's reappointment to the SelectBoard.

The Committee was asked about the Tashmoo Spring Building. A letter had been received from Jay Grande to the Tashmoo committee about a request from a private citizen to turn this public building into a high end restaurant, paying rent to the Town-owned building. The CPC was asked if it was alright for this public building to become a private venue, since the premise of appropriating over half a million dollars to preserve and restore the building was that it remain a public building. The Committee asked Dietterich to review this 'use' with the Community Preservation Coalition in Boston and get their input. Dietterich indicated there was no deed restriction on the project, and no clawback

restriction for it either. It was noted that the Open Space and Recreation Committee would be discussing this as well, and wanted to make sure that this building was protected. The property is on the National Historic Register of Historic Places. This historic resource was not intended for use by a private developer when it received CPC appropriations for its restoration for public use. Trip Barnes said the building should be put in use by the public more often so that private developers didn't want to use the building for private interests.

It was noted that Tisbury Town Meeting will be held on Saturday, June 12, 2021, at 1:00 pm at the Tisbury School. Dietterich said all project applicants will be notified to be in attendance to address questions from Town Floor. A list of project liaisons from the CPC to this year's projects was included in the agenda packet. A Special Town Meeting will be held on Sunday, June 13, 2021 at 1:00 pm, to discuss the Tisbury School project.

With no further business, on a motion made by Victor Capoccia, seconded by Carolyn Wallis, by roll call vote the Committee unanimously voted to adjourn at 5:34 pm.

Respectfully submitted,

Heidi Dietterich
Administrator

2021-22 CPA Planning

Abbe Burt - Municipal Housing Trust and Affordable Housing Committee:

The Tisbury Trust Committee has not met in months and is largely inactive. Historically, it has only met when a project financing request is brought before it. The local affordable housing committee, which is advisory only, meets every couple of months on an as-needed basis. Neither committee does advance planning, they leave the planning to funded housing advocacy groups.

Victor Capoccia - Affordable Housing Committee:

Adding to Abbe's summary of the two housing committees in Tisbury, is the question of the agreement between CPC and the Tisbury Housing Trust. Also, the CPC needs to discuss how active we want to be in anticipating the role of the Trust two years out when the housing bank money (hopefully) will start to come in.

Cheryl Doble - Planning Board:

The Planning Board is actively working on a master plan for the Town. Currently, there is no master plan. The planning process will encourage broad community participation and will address critical issues including infrastructure (waste water, roads, etc.), the three business districts, and climate change. Of particular interest to CPC, it will address longer term preservation of open space, and connectivity of pedestrian and bike paths.

Carolyn Wallis - Open Space and Recreation Committee:

Currently, the Committee is planning on focusing on one park per year. There are three projects being discussed: 1) ADA access to a Town park will probably start with Lake Street, and request approximately \$10-15K. 2) Park equipment will be a priority: benches, bike racks, wooden park entry signs, a lock system for Church Street and Lake Street for tennis equipment (a USTA grant of approximately \$50,000.00) as examples. 3) A Design and Engineering Plan for Veteran's Park is needed, based on a survey that was

completed of Town residents. The survey noted that Veteran's Park is under-utilized and there is a stormwater issue that floods the children's area. A professional design for layout of recreational and public gathering uses and stormwater wetlands and basins plan are integral to each other and can be done by one firm. The Open Space & Recreation Committee needs a proposal, approximately \$100K which would develop this plan, so that the Committee can obtain monies from the State to address these concerns.

John Best - Conservation Commission

Best reported that the ConComm is more of a permitting body. Recent discussions did include asking the Lagoon Pond Association to assist in cleaning up abandoned boats along the Lagoon (6-10 are on the Vineyard Haven side) prior to these boats breaking down and decaying in the pond. Also, the MV Shellfish Group usually has project ideas and Emma Green-Beach had been contacted. The CPC asked if the Harbormaster had been asked to help with the abandoned boats. Best replied if it involves funding, there would not be help from the Harbormaster. Munafo said he would bring this subject up at the Waterways Committee this week.

John Bacheller - Historic District Commission

Bacheller had been in touch with all the historic projects underway with CPC funding. He indicated that Covid-19 had stalled many of these projects. Regarding restoration of the Cemetery Walls on Center Street and Franklin Street, Harold Chapdelaine said the work was going out to bid. the MV Museum had their painting restoration underway. Kirk Metell had reported that the Katharine Cornell Theater steeple was under contract. They were picking out the design and color for the new steeple. It should be installed in October/November of 2021. The old steeple was being put out to bid for purchase, there were interested parties. There was no word on the bandstand project at Owen Park. Liz Villard, working on the gravestone restoration project will be wrapping up her work in Edgartown and reviewing the needs for Vineyard Haven. If she cannot get this work underway, she will return the appropriation, if necessary. Bacheller had not heard from the MV Agricultural Society. He also had spoken with Jeff Kristal about the American Legion building. The Tisbury School may use this building's kitchen for the school's food program, other ideas that incorporated school use were being

discussed. The LaFrance Fire Truck project had been completed and was in use.